

Phil Saumur, Chair  
Melani Smith, Vice-Chair



Becky Blair, Commissioner  
Charles Durnin, Commissioner  
Alan Fox, Commissioner  
Leslie Gentile, Commissioner  
Donita Van Horik, Commissioner

---

## FINISHED AGENDA AND MINUTES

### CALL TO ORDER (5:10 PM)

[see media](#)

At 5:10 p.m., Vice Chair Smith called the meeting to order.

### ROLL CALL (5:10 P.M.)

**Boardmembers** Alan L. Fox, Charles Durnin, Donita Van Horik, Becky Blair and  
**Present:** Melani Smith

**Boardmembers** Leslie Fernald Gentile and Phillip Joseph Saumur

**Absent:**

Also present: Craig Beck, Director of Development Services; Jill Griffiths, Advance Planning Officer; Amy Burton, Deputy City Attorney; Jeff Winklepleck, Senior Planner; Ira Brown, Project Planner; Steven Valdez, Project Planner; Heidi Eidson, Bureau Secretary.

### FLAG SALUTE (5:10 PM)

[see media](#)

Commissioner Durnin led the flag salute.

### DIRECTOR'S REPORT (5:11PM)

[see media](#)

Craig Beck, Director of Development Services, provided the Director's Report.

### PUBLIC PARTICIPATION (5:15 PM)

[see media](#)

### SWEARING OF WITNESSES (5:15 PM)

[see media](#)

Do you solemnly swear or affirm that the evidence you shall give in this Planning

Commission Meeting shall be the truth, the whole truth, and nothing but the truth.

**REGULAR AGENDA (5:16 PM)**

[see media](#)

1. [09-031PL](#) Recommendation to approve a Conditional Use Permit to allow the sale of beer and wine (Type 20 License) for off-site consumption in conjunction with a full-service market at 450 The Promenade North. (District 2) (Application No. 0906-09)

Jeff Winklepleck, Senior Planner, presented the staff report.

Clay Toombs, Developer for Fresh and Easy, spoke and presented letters of support.

Craig Beck, Director of Development Services, spoke.

Mr. Toombs responded to a query from Commissioner Blair.

Craig Beck and Mr. Tombs responded to a query from Commissioner Fox.

Mr. Toombs responded to a query from Commissioner Blair.

Commissioner Van Horik spoke.

**A motion was made by Commissioner Blair, seconded by Commissioner Van Horik, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - Alan L. Fox, Charles Durnin, Donita Van Horik, Becky Blair and Melani Smith

**Absent:** 2 - Leslie Fernald Gentile and Phillip Joseph Saumur

[see media](#)

2. [09-032PL](#) Recommendation to find the proposed projects listed in the Proposed Fiscal Year 2010 Capital Improvement Program in conformity with the General Plan. (Citywide) (Application No. CIP-10)

Ira Brown, Project Planner, presented the staff report.

Craig Beck, Director of Development Services, responded to queries from Vice Chair Smith.

Craig Beck responded to queries from Commissioner Durnin.

Craig Beck responded to a query from Commissioner Van Horik.

**A motion was made by Commissioner Van Horik, seconded by Commissioner Blair, to approve the recommendation. The motion carried by the following vote:**

**Yes:** 5 - Alan L. Fox, Charles Durnin, Donita Van Horik, Becky Blair and Melani Smith

**Absent:** 2 - Leslie Fernald Gentile and Phillip Joseph Saumur

### STUDY SESSION (5:39 PM)

[see media](#)

[see media](#)

3. [09-033PL](#)

Senior housing project at 3290 Artesia Boulevard.

Craig Beck, Director of Development Services, introduced the study session item regarding the senior housing project at 3290 Artesia Boulevard.

Steven Valdez, Project Planner, presented the study session.

Tom Hodgins, Vice President of Palm Desert Development Company, discussed the project.

Mr. Hodgins responded to queries from Commissioner Durnin

Mr. Hodgins responded to a query from Commissioner Blair.

Amy Burton, Deputy City Attorney, responded to a query from Commissioner Blair.

Mr. Hodgins responded to queries from Vice Chair Smith.

Staff responded to queries from Vice Chair Smith.

Mr. Hodgins responded to queries from Commissioner Van Horik.

Mr Hodgins responded to queries from Commissioner Fox.

Mr. Hodgins responded to a query from Vice Chair Smith.

Tony Rivera, Chair of West PAC, spoke.

Vice Chair Smith responded to comments from Mr. Rivera.

Paul Collins spoke.

Mr. Hodgins and Craig Beck responded to comments from the public.

Mr. Hodgins responded to queries from Commissioner Van Horik.

[see media](#)

4. [09-034PL](#)

Truck transfer and distribution uses in the General Industrial (IG) zoning district.

Jeff Winklepleck, Senior Planner, introduced the study session item regarding truck transfer and distribution uses in the General Industrial (IG) zoning district.

Steven Valdez, Project Planner, presented the study session.

Craig Beck, Director of Development Services, spoke.

Commissioner Durnin spoke.

Craig Beck responded to queries from Commissioner Van Horik.

Commissioner Blair spoke.

Craig Beck responded to queries from Commissioner Blair.

Commissioner Fox spoke.

Vice Chair Smith spoke.

Commissioner Durnin spoke.

Paul Collins spoke.

Mr. Collins responded to a query from Vice Chair Smith.

Tony Rivera, Chair of West PAC, spoke.

Commissioner Blair spoke.

Craig Beck responded to a query from Vice Chair Smith.

**COMMENTS FROM PLANNING COMMISSIONERS (7:25 PM)**

[see media](#)

A dialogue ensued between Commissioner Durnin and Craig Beck, Director of Development Services, regarding Planning Commission recommendations going to City Council.

A dialogue ensued between staff and the Commission with regards to the approval of minutes.

Vice Chair Smith spoke.

**ADJOURNMENT (7:38 PM)**

At 7:38 p.m., Vice Chair Smith adjourned the meeting.

NEXT REGULAR MEETING - September 3, 2009 at 5:00 p.m.

hge